

070.0

0001

0008.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

733,100 / 733,100

733,100 / 733,100

733,100 / 733,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
103		STOWECROFT RD, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: GEANAKOS JAMES C & LEFKY	
Owner 2:	
Owner 3:	

Street 1: 103 STOWECROFT RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry:

Postal:

NARRATIVE DESCRIPTION

This parcel contains 7,693 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1959, having primarily Wood Shingle Exterior and 1988 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7693		Sq. Ft.	Site		0	70.	0.85	12									455,553						455,600	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	7693.000	277,500		455,600	733,100		44678
							GIS Ref
							GIS Ref
							Insp Date
							10/08/18

PREVIOUS ASSESSMENT								Parcel ID	070.0-0001-0008.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	277,500	0	7,693.	455,600	733,100	733,100	Year End Roll	12/18/2019
2019	101	FV	225,600	0	7,693.	423,000	648,600	648,600	Year End Roll	1/3/2019
2018	101	FV	225,600	0	7,693.	423,000	648,600	648,600	Year End Roll	12/20/2017
2017	101	FV	225,600	0	7,693.	371,000	596,600	596,600	Year End Roll	1/3/2017
2016	101	FV	225,600	0	7,693.	338,400	564,000	564,000	Year End	1/4/2016
2015	101	FV	224,600	0	7,693.	299,400	524,000	524,000	Year End Roll	12/11/2014
2014	101	FV	224,600	0	7,693.	283,100	507,700	507,700	Year End Roll	12/16/2013
2013	101	FV	224,600	0	7,693.	269,400	494,000	494,000		12/13/2012

SALES INFORMATION			TAX DISTRICT			PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	12241-555		7/10/1972		39,900	No	No	N	

BUILDING PERMITS												ACTIVITY INFORMATION						
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name						
9/20/2001	685	Re-Roof	6,000	C					10/8/2018	MEAS&NOTICE	HS	Hanne S						
									12/16/2008	Meas/Inspect	336	PATRIOT						
									11/11/1999	Inspected	267	PATRIOT						
									11/2/1999	Mailer Sent								
									10/8/1999	Measured	263	PATRIOT						
									7/27/1993		MF							

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
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APPRAISED: 733,100 /
 USE VALUE: 733,100 /
 ASSESSED: 733,100 / 733,100



USER DEFINED	
Prior Id # 1:	44678
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
12/10/20	20:48:19
LAST REV Date	Time
02/12/19	12:56:00
ekelly	
5986	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

